

**LEGAL NOTICE
NOTICE OF HEARING
ZONING BOARD OF APPEALS
TOWN OF LANCASTER**

NOTICE IS HEREBY GIVEN of a Meeting of the Zoning Board of Appeals of the Town of Lancaster to be held Thursday, November 12, 2015 at 7:00 P.M., Local Time, in the Town Board Chambers, in the Lancaster Town Hall, 21 Central Avenue, Lancaster, New York. The items for consideration by the Zoning Board of Appeals at this meeting are:

The petition of Susan Mineo, DVM, MBA., 5915 Broadway, Lancaster, New York 14086 for one [1] variance for the purpose of erecting a ground sign on premises owned by Glenn Gibson, Gibson Properties at 5929 Broadway, Lancaster, New York, to wit:

A variance from the requirements of Chapter 50, Zoning Section 30F.(2)(c)[2][a] of the Code of the Town of Lancaster to permit a ground sign with a sign height of seven [7] feet over finished grade.

Chapter 50, Zoning, Section 30F.(2)(c)[2][a] of the Code of the Town of Lancaster limits the height of a ground sign to four [4] feet above finished grade. The petitioner, therefore, requests a three foot [3] ground sign height variance.

The petition of Andy Pham, 67 Middlebury Lane, Lancaster, New York 14086 for one [1] variance for the purpose of erecting a four foot [4] high fence in a required open space area on premises owned by the petitioner at 67 Middlebury Lane, Lancaster, New York, to wit:

A variance from the requirements of Chapter 50, Zoning, Section 35C. of the Code of the Town of Lancaster. The premises upon which this variance is sought is a corner lot fronting to the north on Middlebury Lane and to the east on Covington Lane (considered a front yard equivalent). The petitioner proposes to erect a four foot [4] high fence within the required open space area of the exterior east side yard fronting on Covington Lane.

Chapter 50, Zoning, Section 35C. of the Code of the Town of Lancaster limits the height of a fence or wall extending into a front yard or an exterior side yard (considered a front yard equivalent) to three feet in height. The petitioner, therefore, requests a one foot [1] east side yard fence height variance.

The petition of Scott & Jennifer Szarzynski, 21 Fieldstone Lane, Lancaster, New York 14086 for one [1] variance for the purpose of erecting a six foot [6'] high fence in a required open space area on premises owned by the petitioners at 21 Fieldstone Lane, Lancaster, New York, to wit:

A variance from the requirements of Chapter 50, Zoning, Section 35C. of the Code of the Town of Lancaster. The premises upon which this variance is sought is a corner lot fronting on Fieldstone Lane with an exterior side yard (considered a front yard equivalent) fronting to the east on Thomas Drive. The petitioners were previously granted a variance on May 19, 2011 for the construction of a six [6] foot fence transitioning to a four [4] foot fence within the exterior east side yard fronting on Thomas Drive. The current variance request calls for a six [6] foot fence within the exterior east side yard fronting on Thomas Drive.

Chapter 50, Zoning, Section 35C. of the Code of the Town of Lancaster limits the height of a fence or wall extending into a front yard or an exterior side yard (considered a front yard equivalent) to three feet in height. The petitioners, therefore, request a three [3'] foot east side yard fence height variance.

The petition of John Lajoie, 53 Avian Way, Lancaster, New York 14086 for one [1] variance for the purpose of constructing a shed on premises owned by the petitioner at 53 Avian Way, Lancaster, New York, to wit:

A variance from the requirements of Chapter 50, Zoning, Section 17A.(3) of the Code of the Town of Lancaster. The petitioner proposes to locate the shed inside a required front yard along Apple Blossom Boulevard.

Chapter 50, Zoning, Section 17A.(3) of the Code of the Town of Lancaster stipulates that no accessory structure shall project into a front yard. The petitioner, therefore, requests a variance to permit the shed to be constructed within the required front yard along Apple Blossom Boulevard.

Signed _____
JOHANNA M. COLEMAN, TOWN CLERK
and Clerk to Zoning Board of Appeals